

LAND FOR SALE

1.42 ACRES WITH TRIPLE ROAD FRONTAGE

6064 Joe Frank Harris Parkway, Adairsville, GA 30103



SALE PRICE:	\$250,000
PRICE PER UNIT:	-
LOT SIZE:	1.42 Acres
APN #:	A002-0010-001
ZONING:	C-1
CROSS STREETS:	
TRAFFIC COUNT:	10,523

PROPERTY OVERVIEW

This 1.42 acres has triple road frontage, lot is graded level with road, all utilities available, property has a current clean Phase I Environmental report available, proposed building site plan & retail structure plans have been completed.

PROPERTY HIGHLIGHTS

- Property is 2 mins & 1.5 miles from Exit 306 / I-75
- Property is 1 min & .06 mile from Shaw Industry's massive new carpet tile plant at the intersection of Georgia Hwy 140 and Hall Station Road in Adairsville

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Marietta, GA 30064

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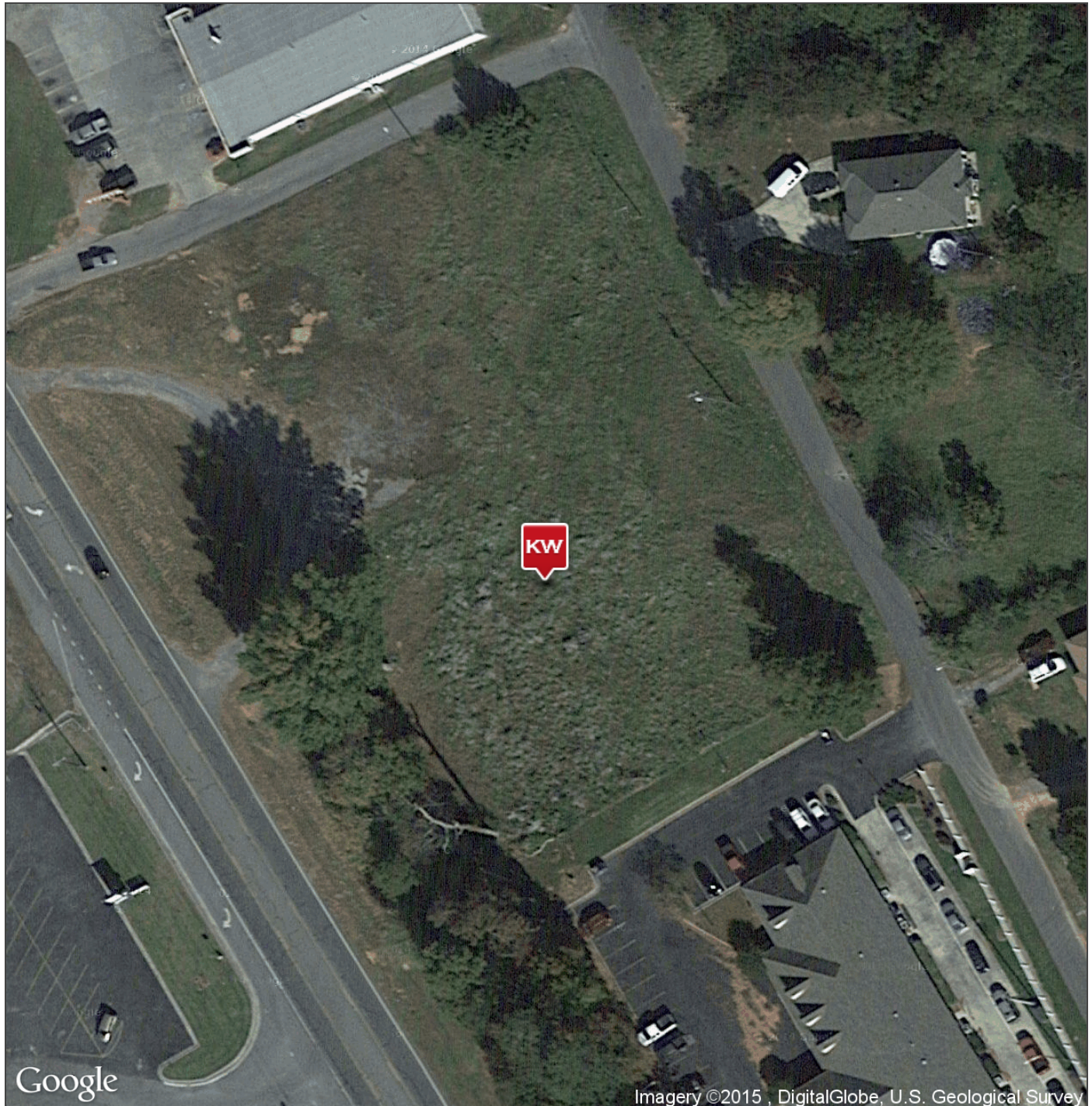
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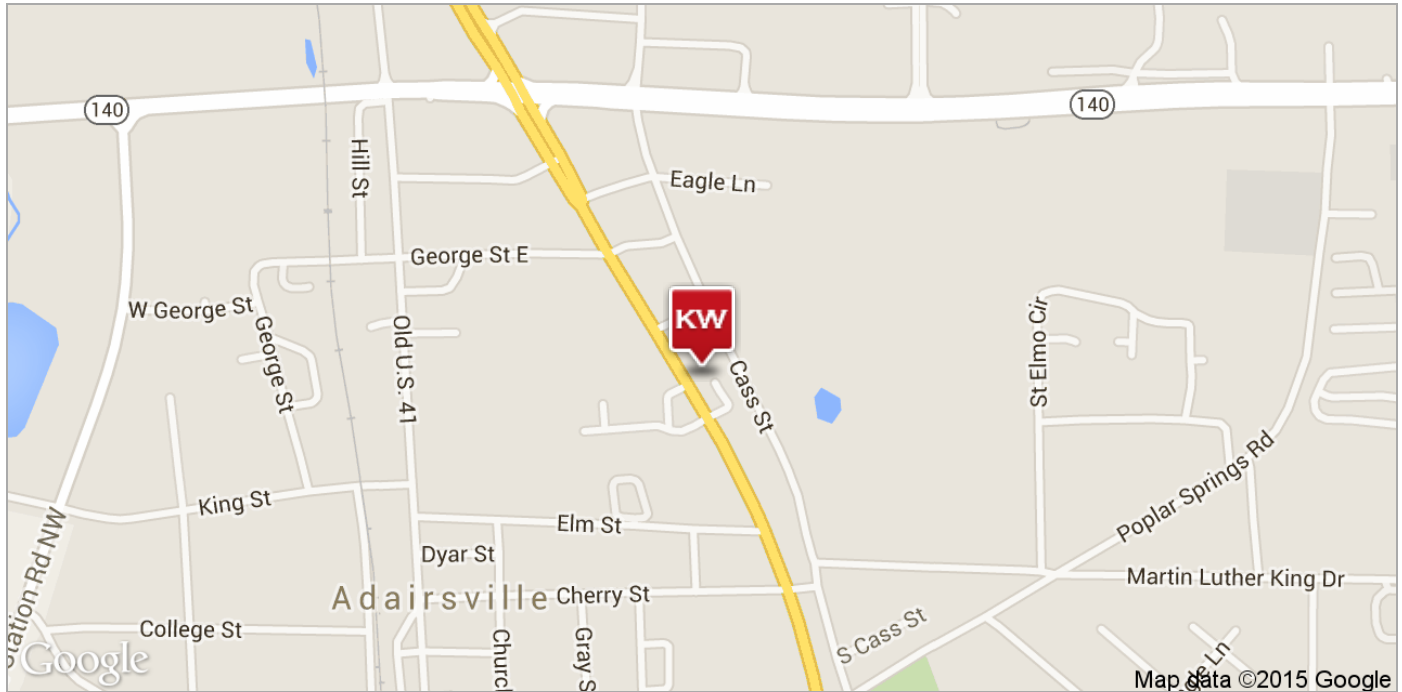
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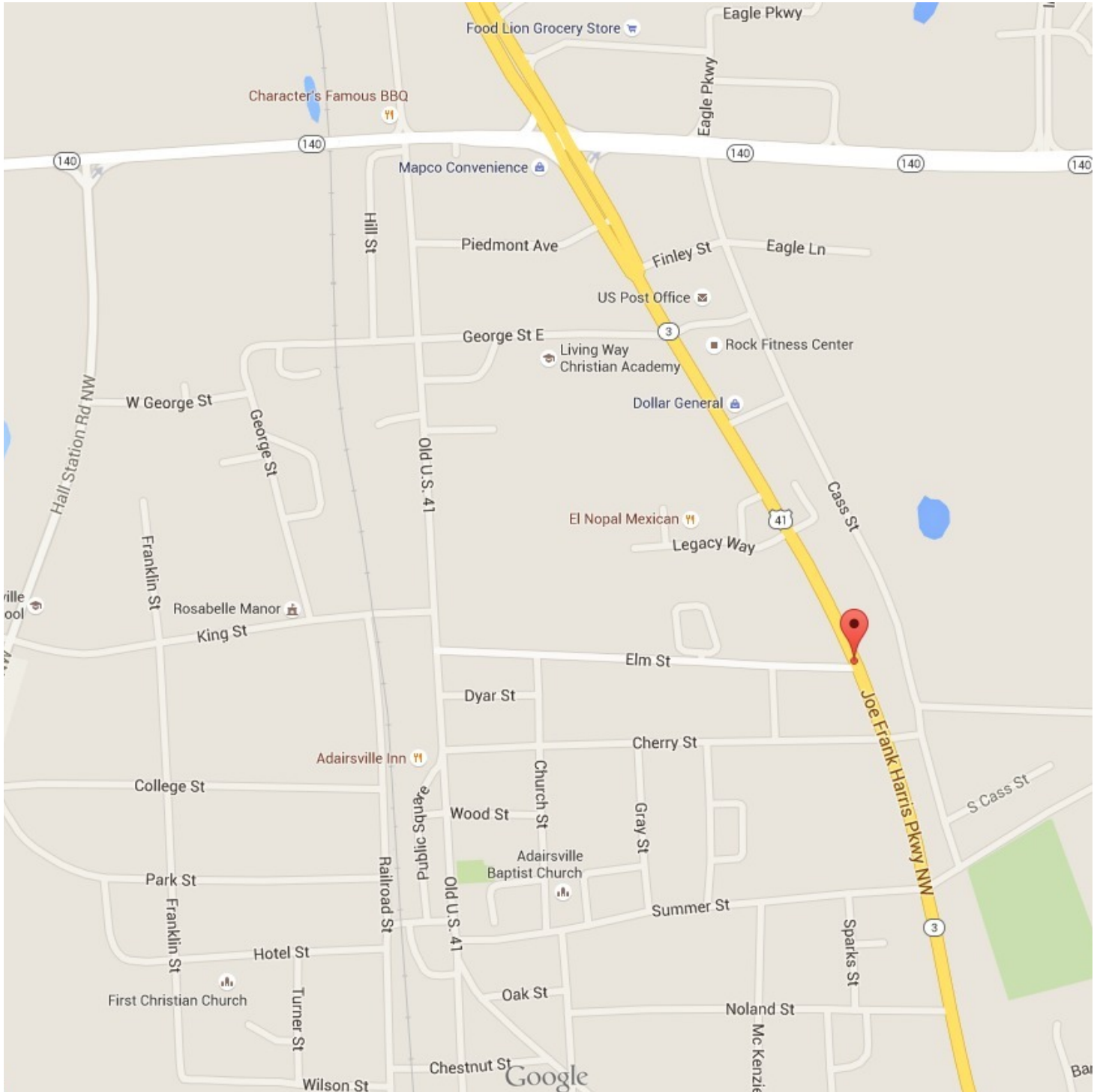
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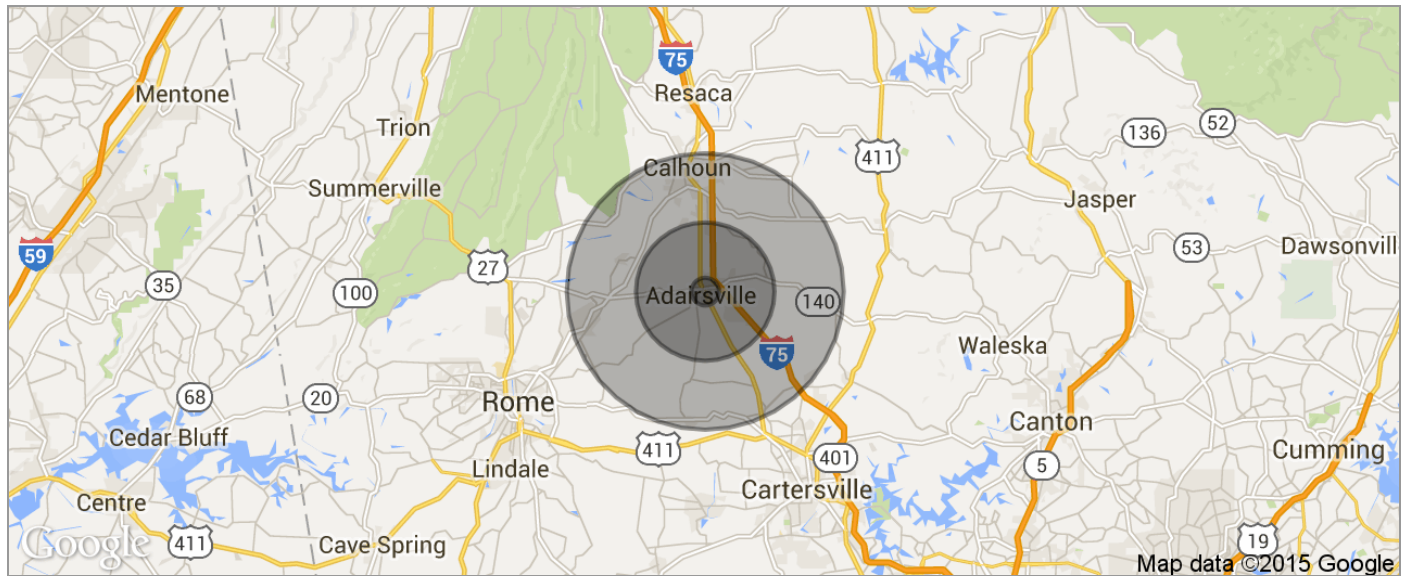
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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	502	12,483	56,082
MEDIAN AGE	33.4	34.5	34.7
MEDIAN AGE (MALE)	33.9	34.7	34.2
MEDIAN AGE (FEMALE)	33.0	34.5	35.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	169	4,286	19,484
# OF PERSONS PER HH	3.0	2.9	2.9
AVERAGE HH INCOME	\$54,905	\$54,666	\$53,113
AVERAGE HOUSE VALUE	\$147,913	\$152,877	\$158,644

RACE	1 MILE	5 MILES	10 MILES
% WHITE	85.5%	87.2%	84.4%
% BLACK	9.6%	7.2%	6.0%
% ASIAN	1.4%	1.4%	0.9%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.2%	0.3%	0.2%
% OTHER	2.4%	2.9%	7.1%

ETHNICITY	1 MILE	5 MILES	10 MILES
% HISPANIC	3.2%	4.4%	10.7%

* Demographic data derived from 2010 US Census

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Average house value	\$147,913	\$152,877	\$158,644

	1 MILE	5 MILES	10 MILES
Total population	502	12,483	56,082
Median age	33.4	34.5	34.7
Median age (male)	33.9	34.7	34.2
Median age (female)	33.0	34.5	35.6

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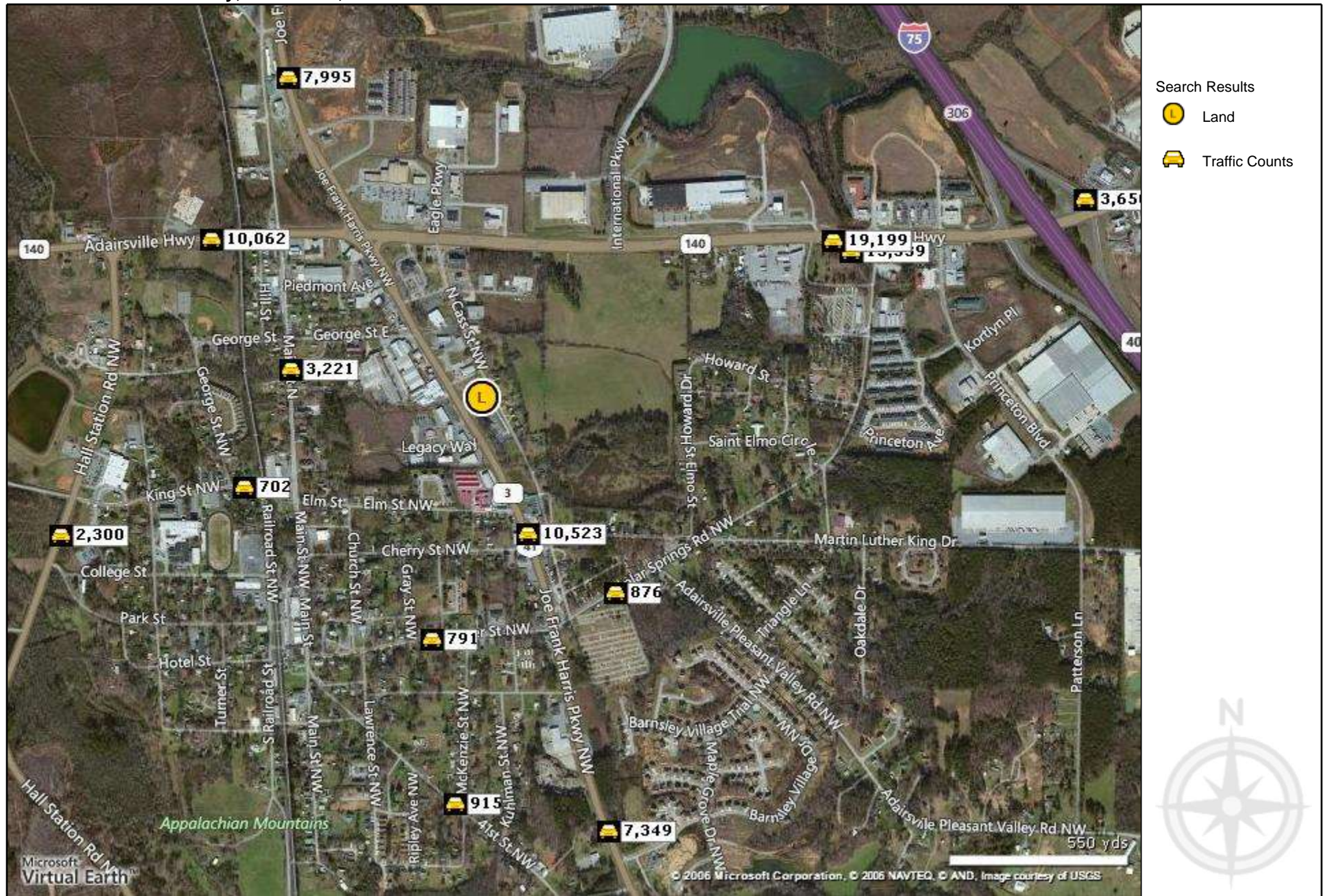
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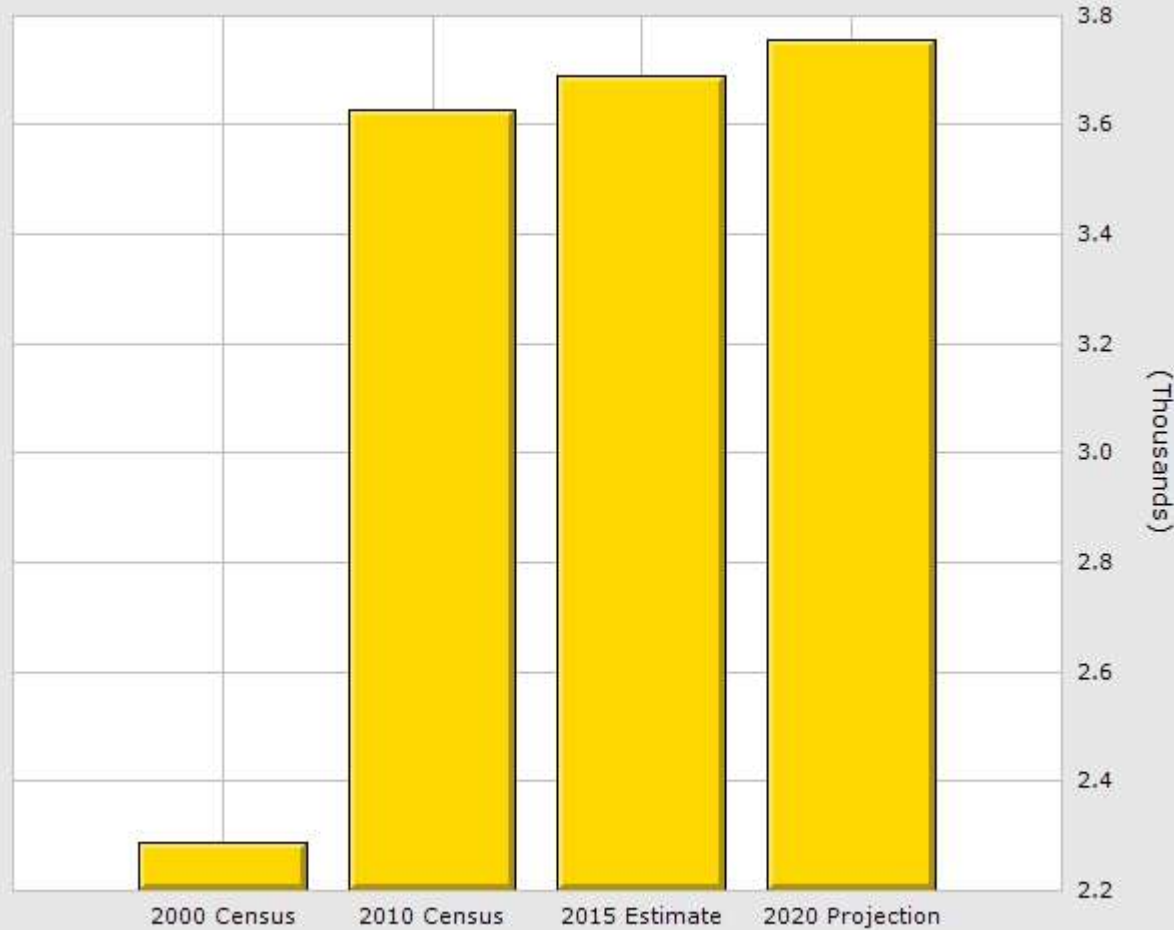
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Population for 1 Mile Radius

6064 Joe Frank Harris Pky, Adairsville, GA 30103



Population	1 Mile	3 Mile	5 Mile
2015 Total Population:	3,690	7,246	11,935
2020 Population:	3,756	7,348	12,065
Pop Growth 2015-2020:	1.79%	1.41%	1.09%
Average Age:	34.40	35.90	36.90
Households			
2015 Total Households:	1,349	2,619	4,280
HH Growth 2015-2020:	1.78%	1.41%	1.10%
Median Household Inc:	\$40,720	\$41,645	\$42,472
Avg Household Size:	2.70	2.80	2.80
2015 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$109,973	\$116,192	\$119,453
Median Year Built:	1991	1990	1990

Consumer Spending Report

6064 Joe Frank Harris Pky, Adairsville, GA 30103

Building Type: **Land**
 Class: -
 RBA: -
 Typical Floor: -
 Total Available: **0 SF**
 % Leased: **0%**
 Rent/SF/Yr: -



2015 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
Total Specified Consumer Spending	\$29,520	\$62,328	\$106,732
Total Apparel	\$1,848	\$3,702	\$6,156
Women's Apparel	678	1,381	2,320
Men's Apparel	350	728	1,236
Girl's Apparel	166	324	527
Boy's Apparel	120	228	366
Infant Apparel	98	185	296
Footwear	435	856	1,412
Total Entertainment & Hobbies	\$2,374	\$4,953	\$8,405
Entertainment	351	763	1,324
Audio & Visual Equipment/Service	1,208	2,439	4,066
Reading Materials	73	168	300
Pets, Toys, & Hobbies	741	1,583	2,714
Total Food and Alcohol	\$7,968	\$16,359	\$27,573
Food At Home	4,763	9,669	16,222
Food Away From Home	2,766	5,765	9,775
Alcoholic Beverages	440	924	1,577
Total Household	\$3,591	\$7,760	\$13,376
House Maintenance & Repair	778	1,736	3,024
Household Equip & Furnishings	1,570	3,366	5,789
Household Operations	1,025	2,151	3,650
Housing Costs	217	506	913

Consumer Spending Report

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2015 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
Total Transportation/Maint.	\$8,450	\$18,253	\$31,731
Vehicle Purchases	2,702	6,308	11,443
Gasoline	4,510	9,309	15,748
Vehicle Expenses	121	242	401
Transportation	270	590	1,033
Automotive Repair & Maintenance	848	1,805	3,105
Total Health Care	\$1,651	\$3,570	\$6,204
Medical Services	835	1,813	3,155
Prescription Drugs	675	1,456	2,529
Medical Supplies	140	301	520
Total Education/Day Care	\$1,323	\$2,857	\$4,951
Education	908	1,936	3,331
Fees & Admissions	414	922	1,620

